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**From:** Mahdavi, Sarvy [/O=EXCHANGELABS/OU=EXCHANGE ADMINISTRATIVE GROUP (FYDIBOHF23SPDLT)/CN=RECIPIENTS/CN=2E69D0B569044A03BC68108525410682-SMAHDAVI]  
**Sent:** 1/5/2016 5:56:57 PM  
**To:** Julie Vandermost Beeman [JBeeman@vcsenvironmental.com]  
**Subject:** RE: Petersen Ranch Mitigation Bank - Final BEI

Yes pls. makes my life a lot easier as I send up the chain!

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**From:** Julie Vandermost Beeman [mailto:JBeeman@vcsenvironmental.com]  
**Sent:** Monday, January 04, 2016 3:59 PM  
**To:** Mahdavi, Sarvy  
**Subject:** Re: Petersen Ranch Mitigation Bank - Final BEI

Yes – you just want some bullets on the facts about the bank as I recall right? Acreages, habitat, financial assurances?

Julie Vandermost Beeman  
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[jbeeman@vcsenvironmental.com](mailto:jbeeman@vcsenvironmental.com)

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**From:** Sarvy Mahdavi <[Mahdavi.Sarvy@epa.gov](mailto:Mahdavi.Sarvy@epa.gov)>  
**Date:** Monday, January 4, 2016 at 2:44 PM  
**To:** Julie Beeman <[jbeeman@vcsenvironmental.com](mailto:jbeeman@vcsenvironmental.com)>  
**Subject:** FW: Petersen Ranch Mitigation Bank - Final BEI

Hi Julie, can you send me the talking points we spoke about?  
Thanks! happy new year!

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**From:** Lawhead, David@Wildlife [<mailto:David.Lawhead@wildlife.ca.gov>]  
**Sent:** Wednesday, December 23, 2015 11:16 AM  
**To:** Nate Bello; Pankratz, Shannon L SPL; Mahdavi, Sarvy; Zimmerman, Jan@Waterboards; Tracey Brownfield; Julie Beeman; Keelie Rocker; Tim DeGraff; Kyra Engelberg; Aaron Allen  
**Subject:** RE: Petersen Ranch Mitigation Bank - Final BEI

Nate,

Now that I have the final version of the BEI and CE, I need to send them to my legal counsel for confirmation that the agreed upon legal language is correct. Then I need to send the approved CE and several supporting BEI exhibits to my land agent in Sacramento to review to approve our CE third party beneficiary status. Hopefully, none of these reviews will take long, but given the holidays it could get delayed a little.

Dave

**From:** Nate Bello [<mailto:bello@wra-ca.com>]

**Sent:** Wednesday, December 23, 2015 11:02 AM

**To:** Pankratz, Shannon L SPL; Lawhead, David@Wildlife; Sarvy Mahdavi; Zimmerman, Jan@Waterboards; Tracey Brownfield; Julie Beeman; Keelie Rocker; Tim DeGraff; Kyra Engelberg; Aaron Allen

**Subject:** Re: Petersen Ranch Mitigation Bank - Final BEI

Hi all,

Sorry for the follow up. I got a message that some of your servers blocked the email message because of the attached zip file. I didn't want to risk any of you not receiving the email, so I am sending again with the uncompressed attachments.

Nate

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**Nathan Bello** | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c: 916.508.4993 | [bello@wra-ca.com](mailto:bello@wra-ca.com)

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On Wed, Dec 23, 2015 at 10:56 AM, Nate Bello <[bello@wra-ca.com](mailto:bello@wra-ca.com)> wrote:

Hi all,

Attached are three versions each of the BEI and CE for the Petersen Ranch M.B. Included is a clean version, a version in tracked changes from the template, and a version in tracked changes from the last version reviewed by the IRT. These versions should reflect the most recent language that has been agreed to in the ongoing discussions between the various legal counsels. The IRT should now have all of the revised documents based on the comments we received on the last BEI submittal and subsequent conversations.

With this submittal I believe all outstanding issues have been addressed and we look forward to getting this signed. If all IRT agencies agree that these documents look good, we can submit hard copies and coordinate signing. If you have any questions don't hesitate to contact me.

These documents have also been uploaded to the ftp site:

[FTP://50.76.51.173](ftp://50.76.51.173)

Username: PetersenRanch

Password: PetersenS

Thank you all for your significant contributions of time and effort on this project,

Nate

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**Nathan Bello** | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c: 916.508.4993 | [bello@wra-ca.com](mailto:bello@wra-ca.com)

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On Fri, Dec 11, 2015 at 5:40 PM, Nate Bello <[bello@wra-ca.com](mailto:bello@wra-ca.com)> wrote:

Hello all,

Attached please find the tracked changes version of the revised Development Plan (Exhibit C-1) and Crediting Evaluation with Appendix A (Exhibit F-1). These have been revised to reflect the latest comments from CDFW and the Corps. The comments have been added to the end of the comments matrix, which is also attached for your reference.

The complete Development Plan, including figures, can be found on the FTP site:

[FTP://50.76.51.173](ftp://50.76.51.173)

Username: PetersenRanch

Password: Petersen\$

The BEI, CE and LTMP are still awaiting final resolution on a few legal issues that are being worked out between Braiden and counsel from CDFW and the Regional Board. These will be submitted as soon as that language is finalized.

Thank you, please don't hesitate to contact me with any questions.

Nate

**Nathan Bello** | Conservation Biologist/Planner | d: 415.524.7238 | o: 415.454.8868 x 1800 | c: 916.508.4993 | [bello@wra-ca.com](mailto:bello@wra-ca.com)

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